



**AGENDA OF THE REGULAR MEETING
OF THE PLANNING COMMISSION**
CITY COMMISSION CHAMBERS, CITY HALL
THURSDAY, OCTOBER 21, 2010 - 3:30 P.M.

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

APPROVAL OF THE SEPTEMBER 23RD MINUTES OF THE PLANNING COMMISSION

NEW BUSINESS

1. PUBLIC HEARING CASE # 041-0-102110 - RECYCLABLE – 100, INC. – SMALL SCALE COMPREHENSIVE PLAN AMENDMENT

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN FOR THE CITY OF LEESBURG, FLORIDA, CHANGING THE FUTURE LAND USE MAP DESIGNATION OF A CERTAIN PROPERTY CONTAINING APPROXIMATELY 9.9 +/- ACRES FROM COUNTY URBAN EXPANSION TO CITY INDUSTRIAL FOR A PROPERTY GENERALLY LOCATED ON THE WEST SIDE OF HAYWOOD WORM FARM ROAD, SOUTH OF ROGERS INDUSTRIAL PARK ROAD AND NORTH OF THE ARLINGTON RIDGE SUBDIVISION – **(POSTPONED AT THE APPLICANT'S REQUEST UNTIL THE NOVEMBER 18TH PLANNING COMMISSION MEETING)**

2. PUBLIC HEARING CASE # 042-1-102110 – RECYCLABLE – 100, INC. – REZONING

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, REZONING APPROXIMATELY 9.9 +/- ACRES FROM COUNTY MP (PLANNED INDUSTRIAL) TO CITY SPUD (SMALL PLANNED UNIT DEVELOPMENT) TO ALLOW FOR AN AGGREGATE PROCESSING PLANT FOR A PROPERTY GENERALLY LOCATED ON THE WEST SIDE OF HAYWOOD WORM FARM ROAD, SOUTH OF ROGERS INDUSTRIAL PARK ROAD AND NORTH OF THE ARLINGTON RIDGE SUBDIVISION - **(POSTPONED AT THE APPLICANT'S REQUEST UNTIL THE NOVEMBER 18TH PLANNING COMMISSION MEETING)**

3. PUBLIC HEARING CASE # 043-2-102110 – LADY LUCK SWEEPSTAKES – CONDITIONAL USE PERMIT

REQUEST FOR A RECOMMENDATION OF THE PLANNING COMMISSION TO GRANT A CONDITIONAL USE PERMIT FOR AN APPLICANT WHOSE PROPERTY IS APPROXIMATELY 3409 +/- SQUARE FEET WITHIN THE LAKE SQUARE MALL IN A C-3 (HIGHWAY COMMERCIAL) ZONING DISTRICT TO ALLOW A SWEEPSTAKES /INTERNET CAFÉ AT A PROPERTY LOCATED ON THE NORTH SIDE OF U.S. HIGHWAY 441 AND THE EAST SIDE OF RADIO ROAD - **(FINAL DECISION VOTED UPON BY THE PLANNING COMMISSION)**

4. **PUBLIC HEARING CASE # 044-2-102110 – DIAMOND DUST/KIWI, INC. –
CONDITIONAL USE PERMIT**

REQUEST FOR A RECOMMENDATION OF THE PLANNING COMMISSION TO GRANT A CONDITIONAL USE PERMIT FOR AN APPLICANT WHOSE PROPERTY IS APPROXIMATELY 2500 +/- SQUARE FEET WITHIN THE LAKE HARRIS SHOPPING CENTER IN A C-3 (HIGHWAY COMMERCIAL) ZONING DISTRICT TO ALLOW A SWEEPSTAKES /INTERNET CAFÉ AT A PROPERTY LOCATED ON THE WEST SIDE OF U.S. HIGHWAY 27 AND THE SOUTH SIDE OF COUNTY ROAD 48 - **(FINAL DECISION VOTED UPON BY THE PLANNING COMMISSION)**

5. **PUBLIC HEARING CASE # 046-1-102110 – EAST ANNEXATION (U.S.
HIGHWAY 441 CORRIDOR) - REZONING**

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, REZONING APPROXIMATELY 106 +/- ACRES FROM COUNTY C-2 (COMMUNITY COMMERCIAL), RMRP (MOBILE HOME RENTAL PARK DISTRICT), RP (RESIDENTIAL PROFESSIONAL), CP (PLANNED COMMERCIAL DISTRICT), LM (LIGHT INDUSTRIAL DISTRICT), AND R-1 (RURAL RESIDENTIAL) TO CITY C-3 (HIGHWAY COMMERCIAL) AND P (PUBLIC) FOR PROPERTIES GENERALLY LOCATED ALONG THE U.S. HIGHWAY 441 CORRIDOR FROM FERN DRIVE EASTBOUND JUST PAST COUNTY ROAD 44 - **(CITY COMMISSION DATES - 1st READING ON NOVEMBER 8, 2010 (TBD) AND A 2ND READING ON DECEMBER 13, 2010)**

6. **PUBLIC HEARING CASE # 047-6-102110 – LEESBURG LANDING
COMMUNITY, LLC - VACATE**

REQUEST FOR A RECOMMENDATION TO THE CITY COMMISSION TO VACATE A SUBDIVISION PLAT OR A PORTION THEREOF OF APPROXIMATELY .68 ACRES +/- IN A CITY R-3 (HIGH DENSITY RESIDENTIAL) ZONING DISTRICT TO REMOVE AN UNUSED RIGHT OF WAY FOR A PROPERTY GENERALLY LOCATED ON THE WEST SIDE OF THOMAS AVENUE SOUTH OF DOCKSIDE DRIVE - **(CITY COMMISSION DATES - 1st READING ON NOVEMBER 22, 2010 (TBD) AND A 2ND READING ON DECEMBER 13, 2010)**

7. **PUBLIC HEARING CASE # 047-2-102110 – BILL BRYAN KIA – CONDITIONAL
USE PERMIT**

REQUEST FOR A RECOMMENDATION OF THE PLANNING COMMISSION TO GRANT A CONDITIONAL USE PERMIT FOR AN APPLICANT WHOSE PROPERTY IS APPROXIMATELY 4.16 +/- ACRES IN A C-3 (HIGHWAY COMMERCIAL) ZONING DISTRICT TO ALLOW AN AUTOMOBILE DEALERSHIP AT A PROPERTY LOCATED ON THE NORTH SIDE OF U.S. 441 AND THE WEST SIDE OF STEWART LANE ACROSS FROM THE LEESBURG AIRPORT - **(FINAL DECISION VOTED UPON BY THE PLANNING COMMISSION)**

ANNOUNCEMENTS

- 1. THE NEXT SCHEDULED MEETING OF THE LEESBURG PLANNING COMMISSION IS NOVEMBER 18, 2010.**

ADJOURNMENT

NOTICE: "F.S.S. 286.01 PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE HUMAN RESOURCES DEPARTMENT, ADA COORDINATOR, AT 352.728.9740, 48 HOURS IN ADVANCE OF THE MEETING.

F.S.S. 286.0105 – "If a person decides to appeal any decision made by the Commission with respect to any matter considered at this meeting, they will need a record of the proceedings, and that for such purpose they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based." The City of Leesburg does not provide this verbatim record.